

Local Market Update through January 2020

A Research Tool Provided by the Staten Island Board of REALTORS®, Inc.



The Lakes

Includes data from Westerleigh, Sunset Hill, Sunnyside, Royal Oak, Silver Lake, Clove Lakes and Castleton Corners

- 2.2%

- 24.7%

+ 2.6%

Year-Over-Year Change in New Listings

Year-Over-Year Change in Closed Sales

One-Year Change in Median Sales Price*

Last 3 Months

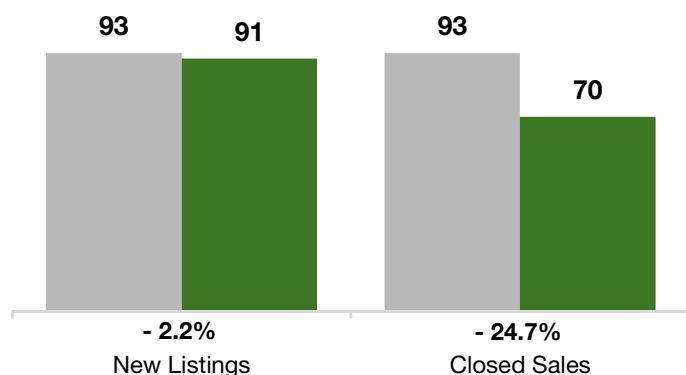
Year to Date

	Last 3 Months			Year to Date		
	Thru 1-2019	Thru 1-2020	+ / -	Thru 1-2019	Thru 1-2020	+ / -
New Listings	93	91	- 2.2%	43	47	+ 9.3%
Pending Sales	59	87	+ 47.5%	14	33	+ 135.7%
Closed Sales	93	70	- 24.7%	36	25	- 30.6%
Lowest Sale Price*	\$115,000	\$116,500	+ 1.3%	\$158,000	\$325,000	+ 105.7%
Median Sales Price*	\$580,000	\$595,000	+ 2.6%	\$552,500	\$599,000	+ 8.4%
Highest Sale Price*	\$980,000	\$985,000	+ 0.5%	\$910,000	\$985,000	+ 8.2%
Percent of Original List Price Received*	92.5%	93.4%	+ 1.0%	92.8%	92.0%	- 0.9%
Inventory of Homes for Sale	143	152	+ 6.3%	--	--	--
Months Supply of Inventory	5.5	5.4	- 1.4%	--	--	--

* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

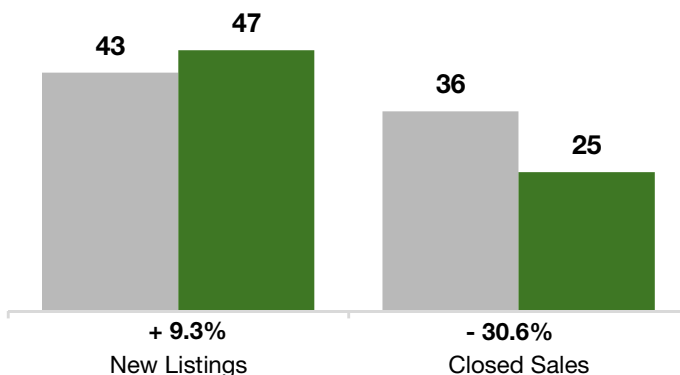
Last 3 Months

■ Thru 1-2019
■ Thru 1-2020



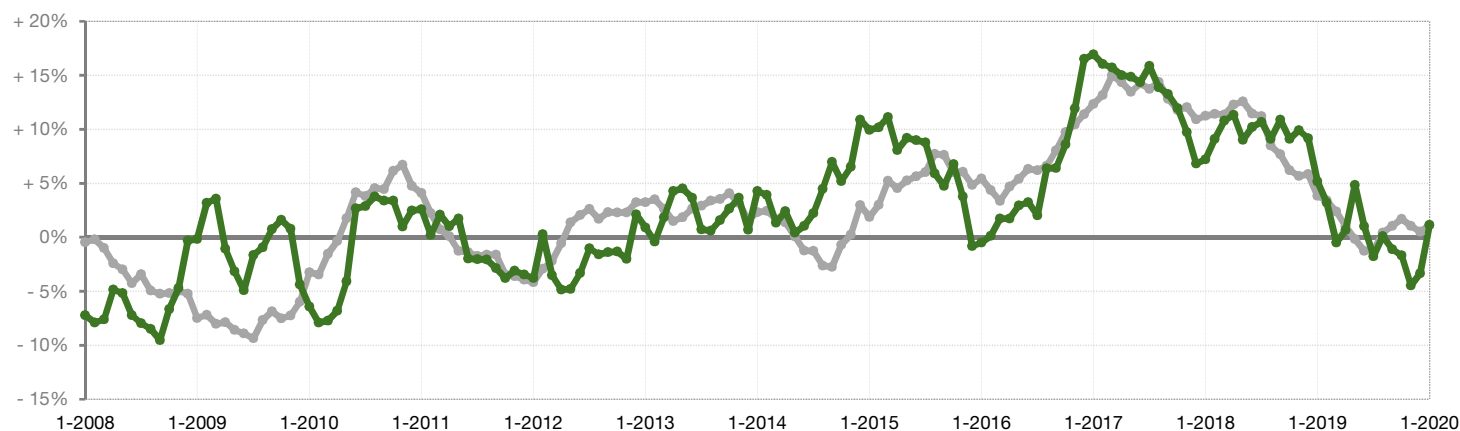
Year to Date

■ Thru 1-2019
■ Thru 1-2020



Change in Median Sold Price from Prior Year (6-Month Average)**

All MLS —
The Lakes —



**Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | Current as of February 5, 2020. All data comes from the Staten Island Multiple Listing Service, Inc. Report © 2020 ShowingTime.